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Coldwell Banker Residential Real Estate's Roger Pettingell Lists \$4.795 Million Harbor Acres Home *Sarasota's Top Realtor Lists 1378 Harbor View Drive*

SARASOTA (August 28, 2015) — **Roger Pettingell**, a Previews® Property Specialist with Coldwell Banker Residential Real Estate's Longboat Key office, has just listed 1378 Harbor View Drive in a prime location on Sarasota Bay. Presented for \$4.795 million, the luxury estate is located in Harbor Acres and offers an ideal combination of Mediterranean-style elegance and waterfront tranquility.

The estate sits behind a private gated entry. A stone staircase and balustrade lead up to the statuesque, double doors creating a dramatic entrance. Featuring a total of 6,233 square feet with four bedrooms, five bathrooms and three half-baths, this residence includes 120 feet of waterfront, a heated swimming pool and spa which leads out to the deep-water dock and four boat lifts. Built for entertaining, the formal living and dining rooms offer a lavish and open layout, plus a stone-encased gas fireplace. The cook's kitchen is equipped with stainless steel appliances, granite countertops and overlooks the family room. Unique to this space is the wall of glass which allows for unobstructed views of the water where jumping dolphins are often seen and beautiful sunsets can be enjoyed year round.

"This spectacular estate, in the exclusive community of Harbor Acres, is a showcase of beautiful details, designer embellishments and modern conveniences," noted Pettingell. "Best experienced first-hand, this luxury residence is centrally located just minutes away from pristine beaches, the culturally-rich downtown lifestyle and the best fine dining and shopping that Sarasota offers."

The expansive master suite is located on the first floor for added privacy. The second floor of the residence is home to a second master-sized suite, two additional guest suites, a loft-style sitting area, media room with a bar and private bay-front terrace. Outdoor entertainment areas include a summer kitchen with built-in, stainless steel grill, carefully manicured and lush landscaping.

Pettingell is the No. 1 Realtor® in Sarasota County by sales volume. He has been the number one Realtor in Sarasota and Manatee counties combined for the past five years. He recently completed his 56th REALTALK™ video for his [YouTube](#) channel, in which he discusses market trends in the region's luxury enclaves like Longboat Key, Bird Key, Anna Maria Island and Lido Key. His videos also feature interviews with some of the Sarasota's business elite.

Coldwell Banker Residential Real Estate is a leading full-service residential real estate company with more than 85 offices and 5,100 sales associates serving the communities of Central Florida, Flagler, Brevard, Palm Beach, Southeast Florida, Southwest Florida and Tampa Bay. Worldwide, the Coldwell Banker network includes 3,000 offices with nearly 86,000 sales associates. Every day, Coldwell Banker Residential Real Estate properties are exposed to 16 million buyers on more than 725 high-traffic websites. For more information or to view local listings, visit ColdwellBankerHomes.com. To learn more about a career in real estate or affiliating with Coldwell Banker, visit JoinCBToday.com. Coldwell Banker Residential Real Estate is a subsidiary of NRT LLC, the nation's largest residential real estate brokerage company.

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1. Based on closed sales volume information from My Florida Regional MLS for the Sarasota and Manatee counties in all price ranges as reported on July 14, 2015 for the period of Jan.-July,13 2015 calculated by multiplying the number of buyer and/or seller sides by sales price. MLS data is deemed reliable but not guaranteed.